

## Warehouse condo for sale

2100 College Drive  
Lake Havasu City, AZ 86403



Three  
combined units



7,816 sf  
available space



Immediate  
possession

**Rare purchase  
opportunity with  
aggressive pricing**

### Opportunity highlights

- Located on College Drive with immediate proximity to 95 and N. Kiowa Boulevard
- Autonomous suite entrances
- Separate HVAC systems
- Reserved parking plus additional parking (unreserved)

#### Get more information:

**Frank Pagano** | Senior Director | D. 516 962 5402 | [frank.pagano@avisonyoung.com](mailto:frank.pagano@avisonyoung.com)

Avison Young - Arizona, Ltd. | 2720 E Camelback Rd., Suite 150 | Phoenix, AZ 85016

[avisonyoung.com](http://avisonyoung.com)

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## Units 106, 130 & 132A:

Condo Fees: \$5,724.00

RE Taxes: \$11,310.36

Total Per Unit: \$5,678.12

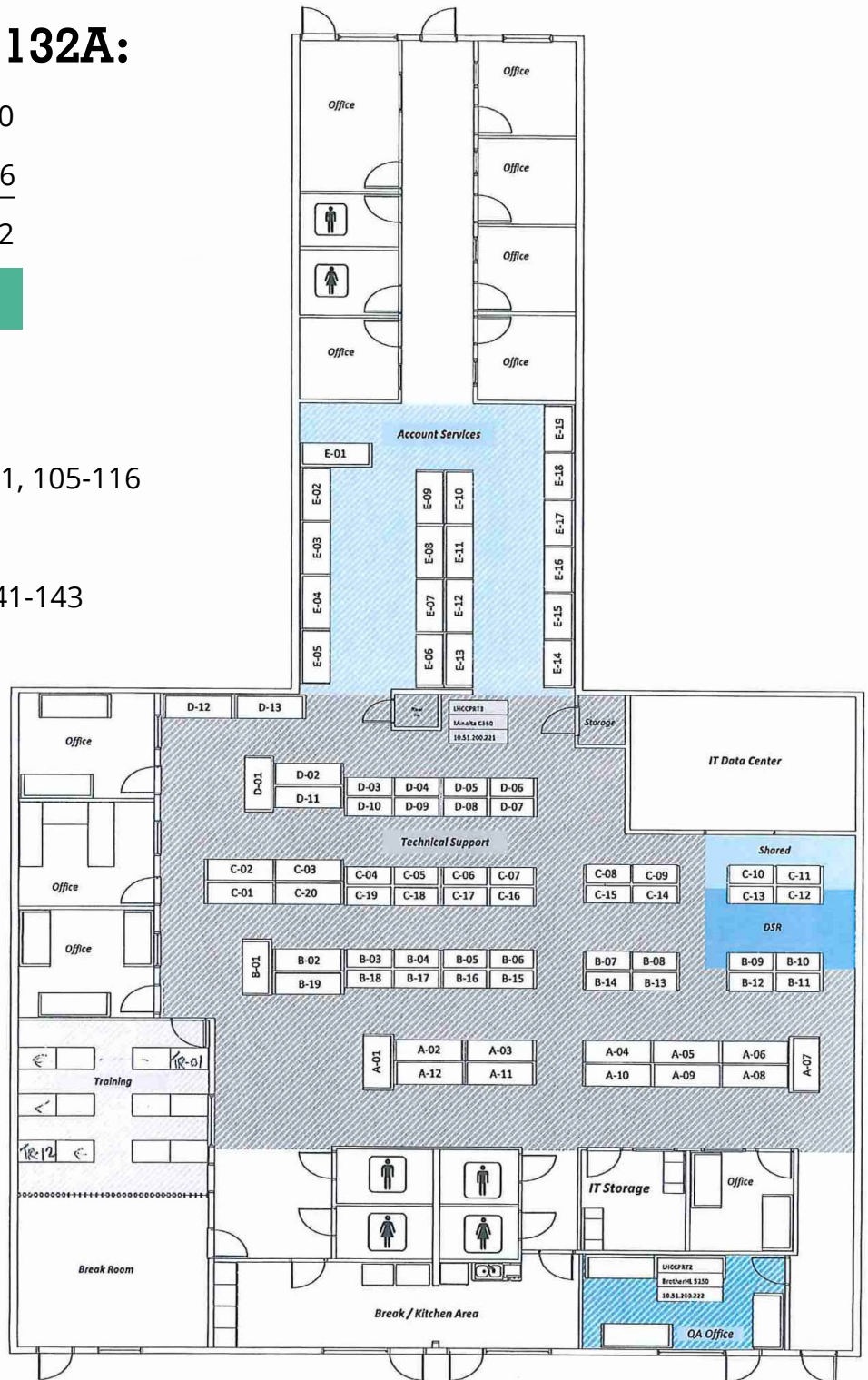
Annual Total: \$17,034.36

## Parking

Reserved: 77-83, 96-11, 105-116

Unreserved: 117-126

Unassigned: 127-136, 141-143



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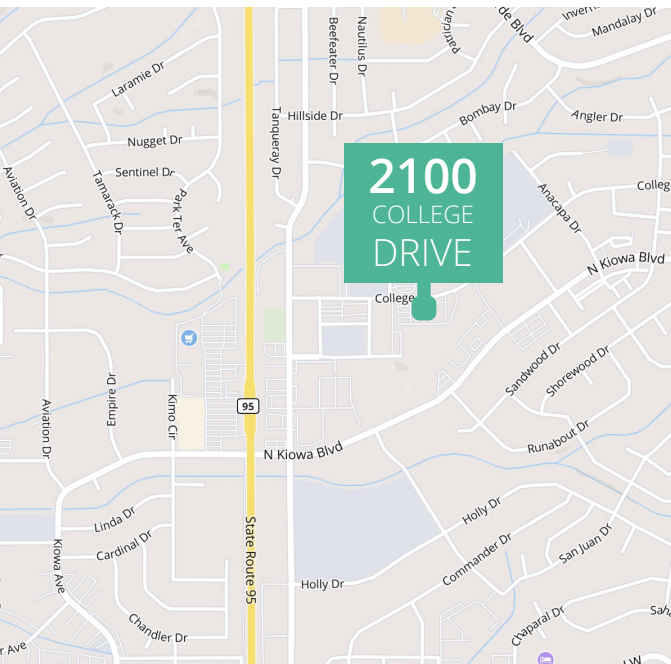
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